



## June 3, 2025 - Regular Meeting

### Subject

Approval of Proposed Projects and Activities for FY 2025/26 Housing and Urban Development (HUD) Annual Action Plan

### Category

REGULAR

### Briefings

All

### Contact and/or Presenter Information

Sarah Brown, Director, Community and Veterans Services Department, ext. 6294

Tracie Adams, Deputy Director, Community and Veterans Services Department, ext. 3646

Julia Vieira, Community Development Project Manager, ext. 1266

### Action Requested

Approval of proposed projects and activities for inclusion in the Draft FY 2025/26 Housing and Urban Development (HUD) Annual Action Plan.

**\*\*See note below regarding adoption of Resolution R-25-105**

### Enabling/Regulating Authority

24 CFR Part 91 (Consolidated Plan and Citizen Participation Plan regulation)

2023-2028 Consolidated Plan (Resolution R-23-114)

24 CFR 5.110, HUD may, upon a determination of good cause and subject to statutory limitations, waive regulatory provisions. Additional regulatory waiver authority is provided in 24 CFR 91.600. These regulatory provisions provide HUD with the authority to make waiver determinations for the CDBG, HOME, ESG, CoC, and HOPWA Programs and consolidated planning requirements for all CPD formula programs.

### Applicable Advisory Board

N/A

### Background Discussion

Manatee County is an entitlement community through the U.S. Department of Housing and Urban Development (HUD) for the Community Development Block Grant (CDBG), HOME Investment Partnership (HOME), and Emergency Solutions Grant (ESG) programs.

HUD approved Manatee County's 2023-2028 Consolidated Plan in October 2023. The programming goals identified by Manatee County for the five-year entitlement funding

**NOTE: Staff presented Resolution R-25-105 with this agenda item, which was added to the electronic agenda packet after the publishing of the E-agenda.**

cycle include: Goal 1 - Increase access to affordable housing; Goal 2 - Reduce homelessness in Manatee County; Goal 3 - Support health care and wellbeing activities for special needs populations; Goal 4 - Provide access to community supportive services and economic development opportunities; and Goal 5 - Expand Community Development Strategies.

In preparation for the FY 2025/26 HUD-funding cycle, a grant application workshop was held on March 3, 2025, with interested organizations. Applications for funding were due on April 4, 2025.

In April 2025, staff conducted a review of the completeness of all grant applications received by the deadline to ensure they met the threshold requirements outlined in the application. An Application Review Committee of eight county staff as well as one member of the Suncoast Partnership to End Homelessness, Inc (Continuum of Care Lead Agency) and one member of the Manatee County Housing Authority were convened to review each application based upon the priority needs, goals, strategies identified in the five-year Consolidated Plan, and the needs and gaps. In addition, they reviewed the applications for collaboration/partnerships, leveraging of other funds, performance measures, and outcomes among other criteria.

Manatee County anticipates that its funding allocation from HUD for FY 2025/26 will be as follows: CDBG will be \$1,833,537.00, HOME will be \$588,051.16, and ESG will be \$157,808.00. County staff has also identified an additional \$37,814.00 in Prior Year CDBG funds, \$121,836.00 in Prior Year HOME funds, \$39,000.00 in CDBG Program Income funds, and \$106,230.00 in HOME Program Income funds available from repayments and balances from completed projects.

In addition to the regular entitlement funding, applications were also open to allocate the special Community Development funding under the HOME-American Rescue Plan (HOME-ARP), ESG-Rapid Unsheltered Survivor Housing (ESG-RUSH), and CDBG-CARES Act (CDBG-CV).

2021/22 Community Development Block Grant Entitlement (CDBG)	\$ 17,769.43
2024/25 Community Development Block Grant Entitlement (CDBG)	\$ 20,045.00
2024/25 Home Investment Partnership (HOME)	\$ 121,836.30
Program Income - HOME Investment Partnership (HOME)	\$ 106,230.00
Program Income - Com Development Block Grant Entitlement (CDBG)	\$ 39,000.00
HOME-American Rescue Plan (HOME-ARP)	\$1,110,000.00
ESG-Rapid Unsheltered Survivor Housing (RUSH)	\$ 398,030.00
CDBG-CARES Act (CDBG-CV)	\$ 236,420.00
2025/26 Community Development Block Grant Entitlement (CDBG)	\$1,833,537.00
2025/26 Home Investment Partnership (HOME)	\$ 588,051.16
2025/26 Emergency Solutions Grant (ESG)	\$ 157,808.00
<b>TOTAL</b>	<b>\$4,628,726.89</b>

Based upon priority needs and available funding, the Review Committee recommends funding nine CDBG-eligible activities, three HOME-eligible activities, one ESG-eligible

activity, four HOME-ARP-eligible activities, two ESG-RUSH-eligible activities, and two CDBG-CV-eligible activities.

The 2025/26 Application Recommendation Summary of proposed projects and activities is presented for the Board's consideration and approval on June 3, 2025, for inclusion into the FY 2025/26 Annual Action Plan. Following approval of the proposed projects and activities, the draft 2025/26 HUD Annual Action Plan will be finalized, and the 30-day public comment period, commencing on July 1st, 2025, will be advertised.

The FY 2025/26 Annual Action Plan will be scheduled for a public hearing and approval at the BCC July 30th meeting. We will submit the FY 2025/26 Annual Action Plan to HUD no later than August 16, 2025, as required by HUD.

HOME-ARP funds are presently available for the commitment and implementation of activities. If the Board of County Commissioners concurs with the Review Committee's recommendations for the HOME-ARP application approvals, Resolution R-25-105 is available for final adoption.

For the ESG-RUSH and CDBG-CV funds, Resolutions with the final decisions made by the Board of County Commissioners will be presented at the upcoming Board meeting on June 17th, 2025.

#### **Attorney Review**

Not Reviewed (No apparent legal issues)

#### **Instructions to Board Records**

Forward a copy of the approved agenda to Julia Vieira, [julia.vieira@mymanatee.org](mailto:julia.vieira@mymanatee.org) ext. 1266, Sharon McClellan, [Sharon.McClellan@mymanatee.org](mailto:Sharon.McClellan@mymanatee.org) ext. 3719, and [susan.bigham@mymanatee.org](mailto:susan.bigham@mymanatee.org)

#### **Cost and Funds Source Account Number and Name**

N/A

#### **Amount and Frequency of Recurring Costs**

N/A

- 1) Distributed 6/4/25, RT
- 2) Redistributed WITH adopted Resolution R-25-105, 6/4/25, RT



## Community and Veterans Services Department

Community Development Division

1112 Manatee Ave., Suite 500, Bradenton, FL 34205

Phone number: (941) 748-4501 Ext.1266

# MEMORANDUM

To: Board of County Commissioners; Charlie Bishop, County Administrator

From: Julia Vieira, Community Development Project Manager

Date: May 13<sup>th</sup>, 2025; **Updated May 19<sup>th</sup>, 2025**

**Subject: FY 2025/26 CDBG/HOME/ESG, HOME-ARP, ESG-RUSH & CDBG-CV  
Recommendation for Funding – Review Committee**

The Review Committee for the FY 2025/2026 CDBG / HOME / ESG / HOME-ARP / CDBG-CV / ESG-RUSH Funding Applications convened on May 7<sup>th</sup> to define the final funding recommendations to the Board of County Commissioners.

The Review Committee was formed by the following individuals:

- Barbara Sferra – Fiscal Services Manager
- Debbie Ash – Housing & Community Development Coordinator
- Johanna Beville – Program Analyst
- Julia Vieira – Community Development Project Manager
- Laura Ruiz – Sr Neighborhood Services Specialist
- Leah Hudson – Homeless Project Manager
- Renese Remy – Criminal Justice Policy Coordinator
- Sharon McClellan – Compliance Services Program Manager
- Taylor Neighbors – CEO, Suncoast Partnership to End Homelessness CoC
- Willie Calhoun – Executive Director, Manatee County Housing Authority

Each reviewer scored the individual applications using the Neighborly application system. The main determinants for funding recommendations included alignment with grant rules and objectives, available funding, Consolidated Plan Priority Needs, average scoring on project objectives and narrative descriptions, project readiness and feasibility, supporting documentation, past performance, and current open contracts/funding.

Based on these components, the Review Committee recommends funding nine CDBG-eligible activities, three HOME-eligible activities, one ESG-eligible activity, four HOME-ARP-eligible activities, two ESG-RUSH-eligible activities, and two CDBG-CV-eligible activities.

A total of 17 applications are not being recommended for funding due to factors such as ineligibility, incompatibility with grant rules, insufficient funding, or the need for further/revised information for future application cycles.

In addition to the recommended projects, staff followed the set-asides allowed by HUD for Administration and Planning for the regular CDBG, HOME, and ESG annual entitlements, as well as the recently awarded ESG-RUSH special allocation.

Funding for each Entitlement Grant and required caps and set asides are described as follows:

<b>Community Development Block Grant (CDBG)</b>	<b>FY 2025/26</b>
<b>Total Estimated Funding from Annual Entitlement</b>	<b>\$ 1,833,537.00</b>
Administration & Planning Set Aside (20% of annual allocation)	\$ 366,700.00
Public Service Cap (cannot exceed 15% of annual allocation)	\$ 375,030.00
Funding available for Public Facilities, Infrastructure & Housing	\$ 1,191,837.00
<b>Prior Year Funding Balances Total</b>	<b>\$ 37,814.00</b>
<b>Program Income Received</b>	<b>\$ 39,000.00</b>

<b>HOME Investment Partnership Program (HOME)</b>	<b>FY 2025/26</b>	<b>Prior Year Reallocation</b>	<b>Program Income</b>
<b>Total Funding</b>	<b>\$ 588,051.16</b>		
Adm & Planning Set Aside (10% of annual allocation)	\$ 58,805.00		-
Community Housing Development Organization (CHDO) Set-Aside (15% of annual allocation)	\$ 88,208.00	\$ 121,836.00	-
Funding available for Housing Development and Tenant-Based Rental Assistance	\$ 441,038.00		\$ 106,230.00

<b>Emergency Solutions Grant Program (ESG)</b>	<b>FY 2025/26</b>
<b>Total Funding Estimated Entitlement Funding</b>	<b>\$ 157,808.00</b>
Administration & Planning Set Aside (7.5% of annual allocation)	\$ 11,835.00
Funding available for Programming after Admin Set-Aside	\$ 145,973.00

<b>HOME Investment Partnership Program - American Rescue Plan (HOME-ARP)</b>	<b>Allocation Plan Funding</b>
<b>Total Funding for Programming Uncommitted</b>	<b>\$ 1,110,000.00</b>
Supportive Services	\$ 300,000.00
Development of Affordable Rental Housing	\$ 573,740.00
Non-Profit Operating Cap (5%)	\$ 118,130.00
Non-Profit Capacity Building Cap (5%)	\$ 118,130.00

<b>Community Development Block Grant - CARES Act (CDBG-CV)</b>	<b>FY 2019/20</b>
<b>Total Funding for Programming Uncommitted</b>	<b>\$ 236,420.00</b>

<b>Emergency Solutions Grant Program - Rapid Unsheltered Survivor Housing (ESG-RUSH)</b>	<b>FY 2024/25</b>
<b>Total Funding</b>	<b>\$ 398,030.00</b>
Administration & Planning Set Aside (7.5% of annual allocation)	\$ 29,850.00
Funding available for Programming after Admin Set-Aside	\$ 368,180.00

The Review Committee is recommending **approval** of the following Activities:

Community Development Block Grant (CDBG)

Project #	Agency Name	Project	Project Description	Eligible Funding Type	Goal	Average Score	Current Level of Funding (FY24/25)	Application Funding Requested	Recommended Funding Award
23345	Meals on Wheels PLUS of Manatee, Inc.	2025/26 Senior Meals	The program will target and deliver home delivered meals to low- and moderate-income residents located in the designated R/ECAP areas of unincorporated Manatee County.	CDBG - Public Services 24 CFR 570.201 (e)	Serve 35 unduplicated individuals	85.9	\$ 50,000.00	\$ 54,080.00	\$ 55,000.00
23349	Community Coalition on Homelessness dba Turning Points	2025/26 Project Smile	The project will provide access to uninsured low-income Manatee County residents to high-quality free dental care and oral prosthetics.	CDBG - Public Services 24 CFR 570.201 (e)	Serve 110 unduplicated individuals	82.7	\$ 72,000.00	\$ 75,000.00	\$ 75,000.00
23383	Gulfcoast Legal Services	2025/26 Housing Legal Assistance	The project will provide information and access to the courts to low- and moderate-income residents to help prevent and eliminate unfair and illegal housing practices, discrimination/fair housing violations, predatory lending, foreclosure, homeowner repair schemes, substandard housing conditions, and unlawful eviction practices that can lead to homelessness.	CDBG - Public Services 24 CFR 570.201 (e)	Serve 60 unduplicated households	81.2	\$ 85,000.00	\$ 98,862.00	\$ 60,000.00
23376	The Food Bank of Manatee (a PLUS program of Meals on Wheels PLUS of Manatee Inc.)	The Food Bank of Manatee Mobile Produce	The program will distribute fresh produce in Pride Park and Samoset First Baptist Church, to at least 50-100 families per location monthly.	CDBG - Public Services 24 CFR 570.201 (e)	Serve 100 unduplicated households	77.0		\$ 20,000.00	\$ 20,000.00
23337	AM & FM Enterprise, Inc.	2025/26 AM&FM Allean’s Loving Care	Project will provide in-home care and companionship to elderly adults with special needs. Services include personal care, housekeeping, food distribution and respite services to the needy clients and their families.	CDBG - Public Services 24 CFR 570.201 (e)	Serve 20 unduplicated individuals	67.7	\$ 30,000.00	\$ 75,000.00	\$ 65,000.00
23375	Step Up Suncoast, Inc.	Step Up Facility Acquisition	This project will support the purchase of a facility that will provide supportive services and economic development activities to low- to moderate-income (LMI) residents of Manatee County. Purchasing a facility is vital to ensure minimal disruption to services, which include housing and utility assistance, early childhood education, family services, career attainment services, and other basic needs assistance.	CDBG - Public Facilities 24 CFR 570.201(c) 03M - Child Care Centers - Acquisition	Acquire 1 Facility that serves 5000 individuals annually	83.6		\$ 500,000.00	\$ 500,000.00
23364	HOPE Family Services, Inc.	Domestic Violence Survivor Shelter Rehabilitation	HOPE Domestic Violence Shelter is applying for the additional funding that may be needed to complete the ongoing renovations of their property funded with County CDBG funds.	CDBG Public Facilities 24 CFR 570.201 (c) 03C-Homeless Facilities	Rehabilitate 1 Facility that serves 2,100 individuals annually	81.9	\$ 341,216.00	\$ 416,000.00	\$ 318,650.00
23373	The Power of Love Family Services INC	The Power of Love Family Services	Project will expand existing facility to better serve our community's elderly and disabled members, focusing on offering affordable and dignified housing solutions. Phase 3, the final part of our development plan, involves constructing an additional 1,500 square feet, which will accommodate four to five bedrooms and three bathrooms. This expansion will allow us to increase our capacity, growing our residents from five to thirteen individuals.	CDBG - Public Facilities 24 CFR 570.201(c) 03B-Facilities for Persons with Disabilities	Expand 1 Facility that houses 7 individuals	61.1		\$ 350,000.00	\$ 350,000.00
23371	The Salvation Army	Shelter Rehabilitation	Project to renovate the current family shelter, as well as convert the shelter utilized by men, into a family shelter conducive of women and children residing in. The largest project includes the men's housing unit being updated with separate living areas and installation of additional restroom facilities.	CDBG Public Facilities 24 CFR 570.201 (c) 03C-Homeless Facilities	Rehabilitate 1 facility	57.2		\$ 1,220,000.00	\$ 100,000.00
CVS - Community Development Division		2025/26 CDBG Administration and Planning		CDBG - Program Administration 24 CFR 570.206	Support to 2 fully dedicated staff, 4 partially dedicated staff and 3 Fiscal Staff		\$ 359,110.00	\$ 359,110.00	\$ 366,700.00

HOME Investment Partnership Program

Project #	Agency Name	Project	Project Description	Eligible Funding Type	Goal	Average Score	Current Level of Funding (FY24/25)	Application Funding Requested	Recommended Funding Award
23359	Manatee County Habitat for Humanity, Inc.	Kings Cross Homeownership Development	The project will support the construction of 27 new homeowner three- and four-bedroom houses for families making up to 80% of AMI.	HOME - CHDO Homeownership Development 24 CFR 92.300	Build 2 additional HOME-Asisted Units	83.1	\$ 550,000.00	\$ 876,867.60	\$ 210,000.00
23356	Community Coalition on Homelessness dba Turning Points	HOME Tenant-Based Rental Assistance	The project will provide Tenant-Based Rental Assistance, rental and utility deposits as needed to low- and moderate-income Manatee County residents. This program intends to provide a progressive engagement with qualifying households from shelter to permanent stable housing.	HOME Tenant-Based Rental Assistance (TBRA) 24 CFR 92.209	Serve 10 unduplicated households	82.2	\$ 200,000.00	\$ 250,100.00	\$ 87,300.00
23402	Eagle Village of Tomorrow, Inc. LLC	Eagle Village Rental Construction (1500 46th Ave Dr. W, Bradenton, FL 34207)	Project to build 100 Garden Style multi-family rental units: 76 one-bedroom units and 24 two-bedroom units on a total of 7.1 acres. Eagle Village will primarily rely on 9% Low-Income Tax Credits as its funding source. Manatee County's funding will provide the required local match for the LIHTC funding application. Total construction budget is \$25,001,614.	HOME - Rental Housing Development 24 CFR 92.205(a)(1)	Build 5 HOME-Assisted Units	51.4		\$ 550,000.00	\$ 460,000.00
CVS - Community Development Division		2025/26 HOME Administration and Planning		HOME - Program Administration 24 CFR 92.207	Support to 2 fully dedicated staff, 4 partially dedicated staff and 3 Fiscal Staff		\$ 54,880.00	\$ 54,880.00	\$ 58,805.00

Emergency Solutions Grant (ESG)

Project #	Agency Name	Project	Project Description	Eligible Funding Type	Goal	Average Score	Current Level of Funding (FY24/25)	Application Funding Requested	Recommended Funding Award
23381	Catholic Charities Diocese of Venice, Inc.	Manatee County Rapid Rehousing/Homeless Prevention	The ESG Rapid Rehousing and Homelessness Prevention program will provide housing relocation, stabilization services, and rental assistance to Manatee County residents who are homeless or at risk of homelessness.	ESG - Rapid Rehousing/Homeless Prevention 24 CFR 576.104 or 576.105	Serve 15 unduplicated households	90.0		\$ 145,973.00	\$ 150,180.00
CVS - Community Development Division		2025/26 ESG Administration and Planning		ESG - Program Administration 24 CFR 576.108	Support to 1 partially dedicated staff and 3 Fiscal Staff		\$ 12,170.00	\$ 11,835.00	\$ 12,170.00

HOME Investment Partnership - American Rescue Plan (HOME-ARP)

Project #	Agency Name	Project	Project Description	Eligible Funding Type	Goal	Average Score	Current Level of Funding (FY24/25)	Application Funding Requested	Recommended Funding Award
23399	Helping Up Mission, Inc.	Under One Roof - Gateway Shelter for Women	Project to fund a portion of the general operations and supportive services provided at Under One Roof.	HOME-ARP Non-Profit Operations Notice CPD-21-10	Serve 96 unduplicated individuals	76.2		\$ 888,910.00	\$ 118,130.00
				HOME-ARP Non-Profit Capacity Building Notice CPD-21-10					\$ 118,130.00
				HOME-ARP Supportive Services Notice CPD-21-10					\$ 300,000.00
23332	Harbor 58 Ministries Inc	Harbor58 Residential Campus for Youth Aging Out of Foster Care	Project to fund the construction of six villa structures (12 housing units) for youth aging out of foster care.	HOME-ARP - Affordable Rental Development Notice CPD-21-10 / 24 CFR 92.205(a)(1)	Build 6 HOME-ARP Assisted units	66.3		\$ 1,200,000.00	\$ 573,740.00

ESG-Rapid Unsheltered Survivor Housing (RUSH)

Project #	Agency Name	Project	Project Description	Eligible Funding Type	Goal	Average Score	Current Level of Funding (FY24/25)	Application Funding Requested	Recommended Funding Award
23344	Catholic Charities Diocese of Venice Inc.	CCDV ESG RUSH - Rapid Unsheltered Survivor Housing for Hurricane Impacted Households	The project will provide rapid rehousing and supportive services to Manatee County residents who have been impacted by the 2024 hurricanes Debby, Helene, and Milton. The program specifically targets individuals and families who are homeless or at risk of homelessness due to the impact of these recent disasters and who cannot access all services provided by FEMA programs.	ESG-RUSH Rapid Rehousing 89 FR 58392 / 24 CFR 576.104	Serve 12 unduplicated households	87.7		\$ 380,000.00	\$ 278,180.00
23377	Community Coalition on Homelessness dba Turning Points	ESG-RUSH Housing Assistance & Move-In Support Program	The project will supplement the current Rental Assistance programs, providing additional needed support and financial assistance to Manatee County residents who have been impacted by the 2024 hurricanes, Debby, Helene, and Milton. Additional assistance to include extended case management, landlord engagement, rental application fees, and move-in costs.	ESG-RUSH Housing relocation and stabilization services 89 FR 58392 / 24 CFR 576.105	Serve 60 unduplicated individuals	83.7		\$ 122,668.00	\$ 90,000.00
CVS - Community Development Division		ESG-RUSH Administration and Planning		ESG-RUSH - Program Administration 89 FR 58392 / 24 CFR 576.108	Support to 2 partially dedicated staff and 3 Fiscal Staff			\$ 29,850.00	\$ 29,850.00

Community Development Block Grant - CARES Act (CDBG-CV)

Project #	Agency Name	Project	Project Description	Eligible Funding Type	Goal	Average Score	Current Level of Funding (FY24/25)	Project Amount Requested	Recommended Funding Award
23364	HOPE Family Services, Inc.	Domestic Violence Survivor Shelter Rehabilitation	HOPE Domestic Violence Shelter is applying for the additional funding needed to complete the ongoing renovations of their property funded with County CDBG funds. This project will cover construction components that allow for social distancing and HVAC improvements which have a tieback to the Coronavirus pandemic.	CDBG-CV Public Facilities 24 CFR 570.201 (c) 03C-Homeless Facilities	Rehabilitate 1 Facility that serves 2,100 individuals annually	81.9	\$ 341,216.00	\$ 416,000.00	\$ 97,766.00
23346	Community Coalition on Homelessness DBA Turning Points	Turning Points - CDBG-CV Non-Congregate Shelter 25/26	The project will provide individuals and families, that have been matched with a permanent housing solution, a stable location in a non-congregate shelter (motel) while searching for housing. This program intends to provide a progressive engagement with qualifying households from shelter to permanent stable housing.	CDBG-CV Public Services 24 CFR 570.201 (e)	Serve 35 unduplicated individuals	79.8		\$ 199,987.00	\$ 138,654.00



The Review Committee ***is not*** recommending funding for the following Activities:

Community Development Block Grant (CDBG)

Application #	Project Name	Project Description	Application Category	Average Score	Current Level of Funding (FY24/25)	Application Funding Requested	Reason for Denial
23361	Yaqar Harmony Retreat - Mental Health Services	The funding from Manatee County will be used to expand and enhance Yaqar Harmony Retreat’s Mental Health Services program, ensuring greater accessibility and effectiveness for low-to-moderate-income residents. Specifically, the funds will support staffing and service delivery by covering personnel costs for licensed professionals and trained staff who will provide mental health coaching, substance use treatment and recovery services.	CDBG - Public Services 24 CFR 570.201 (e)	63.1		\$ 73,500.00	Insufficient CDBG funds for an award.
23338	AM & FM Enterprise, Inc. - AM&FM Transportation Services	This program and service would provide for additional transportation services to our elderly and special needs clients to doctor appointments and other necessary errands for those unable to drive or without additional assistance for transportation. Services would be provided at no cost to the eligible client.	CDBG - Public Services	53.5		\$ 75,000.00	CDBG funds cannot be used to purchase a vehicle - Ineligible for Manatee County CDBG funds
23362	Recovery Epicenter Foundation - Services	Project will fund staff to provide services for a transitional sober living facility (congregate short-term living).	CDBG - Public Services 24 CFR 570.201 (e)	50.2		\$ 285,000.00	Insufficient CDBG funds for an award.
23348	Manatee Children’s Services - Emergency Shelter Bedroom Conversion	Phase II rehabilitation of an ongoing project rehabilitating a Foster Children Shelter. Phase II to include converting 6 double-occupancy rooms to 12 single occupancy, common area upgrades for paintings, flooring, bathroom remodels, as well as exterior repainting.	CDBG Public Facilities 24 CFR 570.201 (c)	74.1	\$ 270,000.00	\$ 199,500.00	Project will be under Affordability period. Second project scope change will substantially increase original estimated cost. Issue with CDBG Rule compliance.
23391	Help-Us Help-U, Inc - Healthcare Campus	The project will renovate three existing buildings to create a Comprehensive Healthcare Center providing primary care and specialized services; a Supportive Housing Component offering transitional housing with medical support; and a Community/Faith Support Building for spiritual support and community programs. Site improvements will include accessibility upgrades while maintaining the neighborhood character, with minimal changes to the external footprint of the buildings.	CDBG Public Facilities 24 CFR 570.201 (c)	69.4		\$ 285,000.00	Project site currently being rented, and there is no Land Use permit for anticipated activity - Ineligible for Manatee County CDBG funds
23387	Wingate Residential, LLC - Bradenton Village Rehabilitaiton	Project to rehabilitate 338 multi-family residential roofs located at 1301 3rd Street West, Bradenton, FL 34205.	CDBG - Rental Housing Rehabilitation 24 CFR 570.202(a)(1)	64.0		\$ 1,700,000.00	Property located in the City of Bradenton - Ineligible for Manatee County CDBG funds
23405	Real Vision Barber Educational Academy	The Project is a continuation of the Real Vision Barber Educational Academy’s Public Facility Improvement Project completed in 2024, in which some items have not been completed.	CDBG Public Facilities 24 CFR 570.201 (c)	54.6		\$ 196,367.76	Project is under Affordability period - Ineligible for Manatee County CDBG funds.
23370	Recovery Epicenter Foundation - Short Stop Facility Purchase	Project to purchase and improve property to provide a 24/7 peer respite center for Manatee County.	CDBG - Public Facilities - Acquisition	53.2		\$ 550,000.00	Property located in the City of Bradenton - Ineligible for Manatee County CDBG funds

HOME Investment Partnership Program

Application #	Project Name	Project Description	Application Category	Average Score	Current Level of Funding (FY24/25)	Application Funding Requested	Reason for Denial
23343	Gorman & Company, LLC - Orange on 14th Phase I	Orange on 14th (3700 14th St W, Bradenotn, FL 34205) will be an 84-unit Low-Income Housing Tax Credit (LIHTC) community designed to provide affordable, high-quality housing to low-income families. The community will feature one-, two-, and three-bedroom units, accommodating a range of household sizes while fostering a safe, stable, and inclusive living environment. The primary purpose of this development is to provide long-term affordable housing to low-income families, individuals, and seniors.	HOME - Rental Housing Development 24 CFR 92.205(a)(1)	65.0		\$ 630,000.00	Insufficient funds for an award. The total construction budget is \$40,280,405. The developer requires a local match of \$630,000 to obtain tax credit funds. Developer not eligible for CHDO funds.
23327	The Salvation Army HOME- Tenant-Based Rental Assistance 2025	The project will provide Tenant-Based Rental Assistance, rental and utility deposits as needed to low- and moderate-income Manatee County residents.	HOME Tenant-Based Rental Assistance (TBRA) 24 CFR 92.209	64.4		\$ 285,000.00	Insufficient funds for an award. Recommended as alternate if HOME funds become available.
23378	Trinity Without Borders, Inc - Transitional Housing Construction	Construction of a duplex transitional rental housing units, in a potential surplus property located at 600 28th Ave E, Bradenton, FL 34208, the developer is trying to obtain from Manatee County.	HOME - Rental Housing Development 24 CFR 92.205(a)(1)	44.1	\$147,487.88 CHDO Proceeds \$122,685.24 HOME CHDO	\$ 500,000.00	Insufficient funds for an award; Property is not yet owned by the developer. Recommended as alternate if developer obtains property and additional HOME funds become available.

Emergency Solutions Grant (ESG)

Application #	Project Name	Project Description	Application Category	Average Score	Current Level of Funding (FY24/25)	Application Funding Requested	Reason for Denial
23363	Society of St. Vincent de Paul South Pinellas, Inc. - ESG - Street Outreach	SVdP CARES’ Street Outreach Specialist will target street homeless people living in vehicles and unsheltered locations, such as parks, wooded areas, campgrounds, abandoned buildings, parking lots, construction sites, under bridges, railroad tracks, and other places not meant for habitation. Individuals and families identified through SVdP CARES street outreach efforts will be assessed for coordinated entry through Suncoast Partnership to End Homelessness and referred for services to address their immediate and ongoing needs for housing stability.	ESG - Street Outreach 24 CFR 576.10	84.5		\$ 47,306.00	Insufficient ESG funds for an award.
23401	Bailes Consulting Services - Freedom House	Program to offer short-term rental subsidies to stabilize families. These are often tied to case management and supportive services.	ESG- Homeless Prevention 24 CFR 576.104	60.7		\$ 150,000.00	Insufficient ESG funds for an award.
23368	The Salvation Army - Shelter Operations	Project to assist with indirect costs associated with providing emergency shelter and case management services for the costs of electric, water/sewer/wastewater and gas.	ESG -Emergency Shelter 24 CFR 576.102	60.4		\$ 138,696.00	Insufficient ESG funds for an award.
23360	New Life Change Ministry Worldwide	New Life Change Restoration and Rehabilitation is rapidly growing agency in our community in helping homeless people to get off the streets and substance abuse as well education and jobs restoration to help them recovery back into the community.	ESG - Street Outreach 24 CFR 576.10	25.4		\$ 50,000.00	Insufficient ESG funds for an award.

ESG-Rapid Uncheltered Survivor Housing (RUSH)

Application #	Project Name	Project Description	Application Category	Average Score	Current Level of Funding (FY24/25)	Application Funding Requested	Reason for Denial
23382	Catholic Charities Diocese of Venice, Inc. - Disaster Recovery Behavioral Health Services	The Disaster Recovery Behavioral Health Services program addresses a critical gap in disaster recovery by providing specialized mental health therapy and case management services to individuals and families experiencing homelessness or at risk of homelessness due to recent hurricane impacts in Manatee County. Following Hurricanes Debby, Helene, and Milton in 2024, many residents are experiencing significant trauma and mental health challenges that, if left untreated, can lead to chronic homelessness, especially since data is showing that around half of lan survivors were re-impacted by recent storms.	ESG-RUSH - Street Outreach Services 89 FR 58392 / 24 CFR 576.101	84.8		\$ 64,500.00	Insufficient ESG-RUSH funds for an award.
23367	Society of St. Vincent de Paul South Pinellas, Inc.- ESG RUSH - RRH	St. Vincent de Paul CARES (SVdP CARES) is proposing an expansion to the rapid rehousing services currently being provided in Manatee County, allowing us to end homelessness for more people in this community. Returning Home – Manatee will target literally homeless individuals and families in Manatee County who have no or low income and do not exceed 30% of the area’s median income. Using the three core components of Rapid Rehousing - housing search and identification, move-in assistance, and case management – SVdP CARES will work to quickly resolve a person’s housing crisis and put them on the path toward housing stability.	ESG-RUSH Rapid Rehousing 89 FR 58392 / 24 CFR 576.104	83.4		\$ 243,580.00	Insufficient ESG-RUSH funds for an award.

Lastly, the Review Committee respectfully recommends the following activities as alternate project options in the event additional funding becomes available during the program year.

### **Community Development Block Grant (CDBG)**

- 1) Fresh Start Shelter Facility – Pre-Development components, Common Areas / Facilities Infrastructure, Exterior upgrades as needed, and other appurtenances for a functioning shelter facility.
- 2) Non-Congregate Shelter Initiatives – Acquisition, conversion, rehabilitation, and/or construction of a non-congregate shelter facility, as defined by HUD.

### **HOME Investment Partnership Program (HOME)**

- 1) HOME-Tenant-Based Rental Assistance – Provision of Rental Assistance, rental and utility deposits as needed to low- and moderate-income Manatee County residents.
- 2) CHDO Housing Construction – Construction of single-family or multi-family homeownership or rental developments

### **Next Steps:**

HOME-ARP funds are presently available for the commitment and implementation of activities. If the Board of County Commissioners concurs with the Review Committee's recommendations for approvals of HOME-ARP activities applications, **Resolution R-25-105** is available for final adoption.

Resolutions with the final decisions made by the Board of County Commissioners will be presented at upcoming Board meetings on June 17<sup>th</sup>, 2025, for the ESG-RUSH and CDBG-CV funds, and on July 30<sup>th</sup>, 2025, for the anticipated FY 2025/26 regular entitlement grants under CDBG / HOME / ESG, after the required public consultation periods are concluded.

## **RESOLUTION R-25-105**

### **RESOLUTION TO APPROVE THE APPROPRIATION OF HOME-ARP GRANT FUNDS TO ALIGN REVENUES AND EXPENDITURES FOR ACTIVITIES WITHIN THE HOME-ARP ALLOCATION PLAN AS PART OF A SUBSTANTIAL AMENDMENT TO THE FY2021/2022 DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD) ANNUAL ACTION PLAN**

**WHEREAS**, Manatee County is an entitlement community and eligible to receive federal funds through the Community Development Block Grant (CDBG), HOME Investment Partnership (HOME), and Emergency Solutions Grant (ESG) Programs from the U.S. Department of Housing & Urban Development (HUD); and

**WHEREAS**, Manatee County received supplemental allocation of HOME funds as authorized by the Section 3205 of the American Rescue Plan Act of 2021 (ARP), Public Law 117-2, known as HOME-ARP; and

**WHEREAS**, these special HOME-ARP funds are to be used to provide homelessness assistance and supportive services; and

**WHEREAS**, on July 27, 2021, the Board of County Commissioners approved Resolution R-21-117, adopting the FY 2021-2022 HUD Annual Action Plan; and

**WHEREAS**, on February 28, 2023, the Board of County Commissioners approved Resolution R-23-038, adopting the HOME-ARP Allocation Plan as part of a substantial amendment to the FY 2021-2022 HUD Annual Action Plan; and

**WHEREAS**, on November 14, 2023, the Board of County Commissioners approved Resolution R-23-202, adopting the Amendment to the HOME-ARP Allocation Plan to carry out activities not previously identified in the original HOME-ARP Allocation Plan; and

**WHEREAS**, on July 30, 2024, the Board of County Commissioners approved Resolution R-24-145, committing specific HOME-ARP funded activities to carry out the objectives of the HOME-ARP Allocation Plan; and

**WHEREAS**, approval of the present Resolution is required to commit available HOME-ARP funds to eligible activities.

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA, THAT:**

1. Resolution R-25-105 is hereby adopted to provide for the approval of the disappropriation and appropriation of grant funds to align revenues and expenditures for activities within the HOME-ARP Allocation Plan as part of a substantial amendment to the FY 2021-2022 HUD Annual Action Plan.
2. The Chairman is hereby authorized to sign any documents from the U.S. Department of Housing and Urban Development (HUD) necessary to implement the Federal HOME-ARP program activities as approved and adopted by the Board of County Commissioners in Manatee County Consolidated Plan and Annual Action Plans, including the Non-State Certifications and federal assistance applications (SF424 forms)
3. The Director of the Community and Veterans Services Department, or designee, is hereby authorized to approve and execute subrecipient funding agreements,

amendments, associated standard Land Use Restriction Agreements, environmental reviews and assessments, policies and procedures governing the implementation of the HUD entitlement programs and authorize payments up to the maximum allowable funding for Manatee County's HUD entitlement funding under HOME-ARP program activities as approved and adopted by the Board of County Commissioners in Manatee County Consolidated Plan and Annual Action Plans.

4. The Director of the Community and Veterans Services Department, or designee, is hereby authorized to approve and execute changes in project and activity scope, funding, and location, project and activity creation, elimination, and funding reallocations associated with the Manatee County Consolidated Plan and Annual Action Plans, following decisions made by the Board of County Commissioners, requirements of the Citizen Participation Plan and all applicable Federal Regulations governing Manatee County HUD Entitlement Funding.
5. Submission of this resolution to the U.S. Department of Housing and Urban Development is hereby authorized.

ADOPTED, with a quorum present and voting this 3rd day of June 2025.

ATTEST: ANGELINA COLONNESO  
Clerk of the Circuit Court

BOARD OF COUNTY COMMISSIONERS  
OF MANATEE COUNTY, FLORIDA

By: \_\_\_\_\_  
Deputy Clerk

By: \_\_\_\_\_  
Chairman

## **Exhibit A**

### **Summary of Activity Funding Changes included in the HOME-ARP Allocation Plan as part of a substantial amendment to the FY 2021-2022 Annual Action Plan**

This Resolution is canceling the funding for activities 23076 -The Salvation Army - HOME-ARP Operational Expenses - Under One Roof, in the amount of \$118,130.00 in HOME-ARP Funds, and 3. 23079 The Salvation Army - HOME-ARP Capacity Building - Under One Roof, in the amount of \$118,130.00 in HOME-ARP Funds. This Resolution is funding activities 23399 - Helping Up Mission, Inc. - Under One Roof - HOME-ARP Capacity Building, in the amount of \$118,130.00 in HOME-ARP Funds, as well as 23399 - Helping Up Mission, Inc. - Under One Roof - HOME-ARP Non-Profit Operation Expenses, in the amount of \$118,130.00 in HOME-ARP Funds. This resolution is also creating activities 23399 - Helping Up Mission, Inc. - Under One Roof - HOME-ARP Supportive Services, in the amount of \$300,000.00 in HOME-ARP Funds, as well as 23332 - Harbor 58 Ministries Inc - Harbor58 Residential Campus for Youth Aging Out of Foster Care in the amount of \$573,740.00 in HOME-ARP Funds.

### **Statement of Proposed Budget and Use of Estimated Funds**

#### **Sources of Funds**

<b>2021/22 HOME-American Rescue Plan (HOME-ARP)</b>	<b>\$1,110,000.00</b>
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#### **Use of Funds**

##### **HOME Investment Partnership Program – American Rescue Plan (HOME-ARP)**

1. 23399 - Helping Up Mission, Inc - HOME-ARP Operational Expenses - Under One Roof –  
**\$118,130.00**  
The project will provide needed operational funds for the opening of the Under One Roof Homeless Shelter, which will provide case management and shelter to individuals who meet the status of HUD's Qualifying Populations.
2. 23399 - Helping Up Mission, Inc - HOME-ARP Capacity Building - Under One Roof –  
**\$118,130.00**  
The project will provide the capacity building funds needed for the opening of the Under One Roof Homeless Shelter, which will provide case management and shelter to individuals that meet the status of HUD's Qualifying Populations.
3. 23399 - Helping Up Mission, Inc - HOME-ARP Supportive Services - Under One Roof –  
**\$300,000.00**  
The project will provide the supportive services needed for clients served in the Under One Roof Homeless Shelter, that meet the status of HUD's Qualifying Populations.
4. 23332 Harbor 58 Ministries Inc - Harbor58 Residential Campus for Youth Aging Out of Foster Care– **\$573,740.00**  
The project will fund a portion of the construction costs to build affordable rental units located at 5215 Lorraine Rd, Bradenton, FL 34211, dedicated to youth aging out of foster care that meet the status of HUD's Qualifying Populations.

# **FY 2025/26 Community Development Funding Recommendations**



**Board of County Commissioners Meeting | June 3, 2025**

# 2025 Annual Action Plan

- Manatee County's one-year plan to allocate federal funding from HUD
  - Community Development Block Grant (CDBG)
  - HOME Investment Partnership Program (HOME)
  - Emergency Solutions Grant Program (ESG)
  - Special Allocations
    - HOME - American Rescue Plan (HOME-ARP)
    - CDBG - CARES Act (CDBG-CV)
    - ESG - Rapid Unsheltered Survivor Housing (ESG-RUSH)
- Identifies projects to be funded during the program year 2025 (Oct. 1, 2025 – Sept. 30, 2026)





# Scoring Committee Composition

1. Barbara Sferra – Fiscal Services Manager
2. Debbie Ash – Housing & Community Development Coordinator
3. Johanna Beville – Program Analyst
4. Julia Vieira – Community Development Project Manager
5. Laura Ruiz – Sr Neighborhood Services Specialist
6. Leah Hudson – Homeless Project Manager
7. Renese Remy – Criminal Justice Policy Coordinator
8. Sharon McClellan – Compliance Services Program Manager
9. Taylor Neighbors – CEO, Suncoast Partnership to End Homelessness CoC
10. Willie Calhoun – Executive Director, Manatee County Housing Authority



# 2025 Applications and Scoring

- 35 Applications Received, totaling \$12.8M requested
- Scoring Criteria
  - LMI SERVICE AND CONSOLIDATED PLAN ALIGNMENT - 9 Points
  - RATING OF AGENCY CAPACITY - 22 Points
  - RATING OF PROPOSED PROJECT - 26 Points
  - RATING OF PERFORMANCE MEASURES AND COLLABORATIONS – 23 Points
  - FUNDING REQUEST, LEVERAGING AND BUDGET NARRATIVE - 20 Points
- Other determinants for Recommendations
  - Alignment with grant rules and objectives
  - Availability of funding
  - Project readiness and feasibility
  - Past performance & current open contracts/funding



**FY 2025/26 Community Development Funding Recommendations | June 3, 2025**

# Community Development Block Grant

## Anticipated Funding

CDBG FY 2025/26	Amount	Expenditure Caps
<b>TOTAL GRANT</b>	<b>\$1,833,537.00</b>	<b>-</b>
Admin and Planning	\$366,700.00	20% of Grant
Public Service	\$275,030.00	15% of Grant

## Project Recommendations

Agency	Project	Recommended Funding Award	Average Score
Meals on Wheels	Senior Meals	\$ 55,000.00	85.9
Turning Points	Project Smile	\$ 75,000.00	82.7
Gulfcoast Legal Services	Housing Legal Assistance	\$ 60,000.00	81.2
The Food Bank of Manatee	Mobile Produce at Pride Park and Samoset	\$ 20,000.00	77.0
AM & FM Enterprise, Inc.	Senior Home Care	\$ 65,000.00	67.7



# Community Development Block Grant - Cont..

## Anticipated Funding

CDBG FY 2025/26	Amount	Prior Year & Program Income
<b>TOTAL GRANT</b>	<b>\$1,833,537.00</b>	-
Public Facilities, Housing Set Aside ...	\$1,191,837.00	\$76,814.43

## Project Recommendations

Agency	Project	Recommended Funding Award	Average Score
Step Up Suncoast, Inc.	Facility Acquisition	\$500,000.00	83.6
HOPE Family Services, Inc.	Domestic Violence Shelter Rehabilitation	\$318,650.00	81.9
The Power of Love Family Services	Facility for Disabled Elderly Expansion	\$350,000.00	61.1
The Salvation Army	Shelter Rehabilitation	\$100,000.00	57.2



# HOME Investment Partnerships Program

## Anticipated Funding

HOME FY 2025/26	Amount	Prior Year & Program Income
<b>TOTAL GRANT</b>	<b>\$588,051.16</b>	-
Admin and Planning (10%)	\$58,800.00	-
CHDO Set Aside (min 15%)	\$88,208.00	\$121,836.30
Other Eligible Uses	\$441,043.16	\$106,230.00

## Project Recommendations

Agency	Project	Recommended Funding Award	Average Score
Manatee County Habitat for Humanity	CHDO Development - Kings Cross Place	\$210,000.00	83.1
Turning Points	Tenant-Based Rental Assistance	\$87,300.00	82.2
Eagle Village of Tomorrow, Inc.	Eagle Village Rental Construction (1500 46th Ave Dr. W)	\$460,000.00	51.4



**FY 2025/26 Community Development Funding Recommendations | June 3, 2025**



# Emergency Solutions Grant

## Anticipated Funding

ESG FY 2025/26	Amount	Expenditure Caps
<b>TOTAL GRANT</b>	<b>\$157,808.00</b>	<b>-</b>
Admin and Planning	\$11,835.00	7.5% of Grant
Programming	\$145,973.00	-

## Project Recommendations

Agency	Project	Recommended Funding Award	Average Score
Catholic Charities Diocese of Venice	ESG - Rapid Rehousing/Homeless Prevention	\$145,973.00	90.0



# CDBG – CARES Act (CDBG-CV)

## Available Funding

CDBG-CV FY 2019/20	Amount	Expenditure Deadline
Available to Commit	\$236,420.00	June, 2026

## Project Recommendations

Agency	Project	Recommended Funding Award	Average Score
HOPE Family Services, Inc.	Domestic Violence Shelter Rehabilitation	\$97,766.00	81.9
Turning Points	Non-Congregate Shelter (Motel Voucher)	\$138,654.00	79.8



# HOME - American Rescue Plan (HOME-ARP)

## Anticipated Funding

HOME-ARP FY 2021/22 Allocation Plan	Amount
Available to Commit	\$1,110,000
Supportive Services	\$300,000*
Non-Profit Operating (Max 5%)	\$118,130*
Non-Profit Capacity Building (Max 5%)	\$118,130*
Development of Affordable Rental Housing	\$573,740

## Project Recommendations

Agency	Project	Recommended Funding Award	Average Score
Helping Up Mission, Inc.	Under One Roof - Gateway Shelter for Women	\$300,000*	76.2
		\$118,130*	
		\$118,130*	
Harbor 58 Ministries Inc	Harbor58 Residential Campus for Youth Aging Out of Foster Care	\$573,740.00	66.3



**FY 2025/26 Community Development Funding Recommendations | June 3, 2025**



# ESG-Rapid Unsheltered Survivor Housing (ESG-RUSH)

## Anticipated Funding

ESG-RUSH FY 2024/25	Amount	Expenditure Caps
<b>TOTAL GRANT</b>	<b>\$398,030.00</b>	<b>-</b>
Admin and Planning	\$29,850.00	7.5% of Grant
Programming	\$368,180.00	-

## Project Recommendations

Agency	Project	Recommended Funding Award	Average Score
Catholic Charities Diocese of Venice	ESG-RUSH - Rapid Rehousing/Homeless Prevention	\$278,180.00	87.7
Turning Points	ESG-RUSH Housing Assistance & Move-In Support Program	\$90,000.00	83.7



# Next Steps

- HOME-ARP funds are presently available for the commitment and implementation
  - Resolution R-25-105 is available for final adoption.
- ESG-RUSH and CDBG-CV: Substantial Amendments to AAPs will be released tomorrow for a 15-day Public Comment Period
  - Resolution for final adoption will be presented at the next meeting on June 17.



# 2025 Annual Action Plan Timeline

Mar 3 – April 4	Application Period
April 8	Scoring Committee Kick Off Meeting
April 8 – April 30	Committee Individual Reviews and Scores of Applications
May 2 & May 7	Review Committee Meeting for Final Recommendations on Project Approvals and Funding
<b>June 3</b>	<b>Board of County Commissioners <u>preliminary decisions</u> for approved projects to be included in the FY 2025 Annual Action Plan draft</b>
June 30 – July 29	30-day Public Comment Period for FY 2025 Annual Action Plan draft
July 29	Board of County Commissioners Final Public Hearing and Adoption of FY 2025 Annual Action Plan
August 16	Deadline for Plan Submission to HUD
Oct 1-25 – Sept 30-26	FY 2025 Annual Action Plan Performance Period



**FY 2025/26 Community Development Funding Recommendations | June 3, 2025**